

THIS INSTRUMENT WAS PREPARED BY:
FOSTER D. KEY, ATTORNEY AT LAW
POST OFFICE BOX 360345
BIRMINGHAM, ALABAMA 35236

PLEASE SEND TAX NOTICE TO:
SHANNON McCOY and husband, BRENTON L. McCOY
1411 SECRETARIAT DRIVE
HELENA, ALABAMA 35080

**CORPORATION FORM STATUTORY WARRANTY DEED, JOINTLY FOR LIFE WITH
REMAINDER TO SURVIVOR**

STATE OF ALABAMA)
COUNTY OF SHELBY)



20150206000039940 1/3 \$136.00
Shelby Cnty Judge of Probate, AL
02/06/2015 11:44:46 AM FILED/CERT

KNOW ALL MEN BY THESE PRESENTS, that in consideration of **ONE HUNDRED SIXTEEN THOUSAND AND NO/100 (\$116,000.00) DOLLARS** to the undersigned GRANTOR, **U.S. Bank National Association, as Trustee under Securitization Servicing Agreement Dated as of July 1, 2005 Structured Asset Securities Corporation, Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2005-HE1**, a corporation (herein referred to as GRANTOR), in hand paid by the GRANTEES herein, the receipt whereof is acknowledged, the said GRANTOR does by these presents, grant, bargain, sell and convey unto **SHANNON McCOY and husband, BRENTON L. McCOY**, (herein referred to as GRANTEES) for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with every contingent remainder and right of reversion, the following described real estate situated in SHELBY COUNTY, ALABAMA, to-wit:

Lot 1, Block 2, according to the Survey of Dearing Downs, Second Addition, as recorded in Map Book 9, Page 33, in the Office of the Judge of Probate of Shelby County, Alabama.

Ad Valorem Tax ID# 13-6-23-3-000-082.044

SUBJECT TO:

1. Taxes for the year 2015, which are a lien but not yet due and payable until October 1, 2015.
2. Restrictions, covenants and conditions as set out in instrument(s) recorded in Book 168, Page 109 in the Probate Office.
3. A 40 foot building setback line from Secretariat Drive and Bold Rule Lane as recorded in Map Book 9, Page 33 in the Probate Office.
4. A 10 foot easement along the westerly side of lot as shown on recorded Map Book 9, Page 33 in the Probate Office.
5. Reciprocal Easement Agreement with J. Harris Development and Shelby County Health Care Authority d/b/a Shelby Medical Center, as recorded in Instrument No. 1993-27774 in Probate Office.
6. Option for Communications Systems Right of Way and Easement granted to American Telephone and Telegraph Company as shown and recorded in Book 179, Page 204 and Book 184, Page 43 in Probate Office.
7. Statutory right of redemption from the foreclosure on Herbert Mark Hurst and wife, Susan S. Hurst by the foreclosure deed dated July 24, 2014 and recorded in Instrument No. 20140729000233080 in the Probate Office of Shelby County, Alabama, under state and federal law which said rights expire July 24, 2015.

TO HAVE AND TO HOLD the above described property unto the said GRANTEES for and during their joint lives and upon the death of either of them, then to the survivor of them in fee simple, together with all and singular the tenements, heriditaments and appurtenances thereunto belonging or in anywise appertaining and unto their heirs and assigns forever.

Shelby County, AL 02/06/2015
State of Alabama
Deed Tax: \$116.00

IN WITNESS WHEREOF, the said GRANTOR, by Jon King AS
Contract Management Coordinator for Ocwen Loan Servicing, LLC as attorney in fact for, U.S. Bank National Association, as Trustee under Securitization Servicing Agreement Dated as of July 1, 2005 Structured Asset Securities Corporation, Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2005-HE1, who is authorized to execute this conveyance, has hereto set its signature and seal this 27 day of January, 2015.



20150206000039940 2/3 \$136.00
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U.S. Bank National Association, as Trustee under Securitization Servicing Agreement Dated as of July 1, 2005 Structured Asset Securities Corporation, Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2005-HE1

BY: Jon King Jon King
AS Contract Management Coordinator for Ocwen Loan Servicing, LLC as attorney in fact

STATE OF FLORIDA
COUNTY OF PALM BEACH

I, the undersigned, a notary public in and for said county, in said state, hereby certify that Jon King, whose name as Contract Management Coordinator for Ocwen Loan Servicing, LLC as attorney in fact for U.S. Bank National Association, as Trustee under Securitization Servicing Agreement Dated as of July 1, 2005 Structured Asset Securities Corporation, Structured Asset Investment Loan Trust Mortgage Pass-Through Certificates, Series 2005-HE1, a corporation, is signed to the foregoing conveyance and who is known to me, acknowledged before me on this day, that, being informed of the contents of the conveyance (s)he, as such signor and with full authority, executed same for and as the act of said corporation.

Personally Known To Me 1/27/15 HC

Given under my hand and official seal this 27 day of January, 2015.



Holly Christian Holly Christian
NOTARY PUBLIC
My Commission Expires: 12/2/18

Grantor's Name:

U.S. Bank National Association, as Trustee under Securitization
Servicing Agreement Dated as of July 1, 2005 Structured Asset
Securities Corporation, Structured Asset Investment
Loan Trust Mortgage Pass-Through Certificates, Series 2005-HE1

Mailing Address:

c/o Ocwen Loan Servicing, LLC
1661 Worthington Road Suite 100
West Palm Beach, FL 33409

Property Address:

1411 Secretariat Drive
Helena, AL 35080

☐ Bill of Sale
☐ Sales Contract
☒ Closing Statements

Grantee's name:

SHANNON McCOY and husband, BRENTON L. McCOY

Mailing Address:

1411 SECRETARIAT DRIVE
HELENA, ALABAMA 35080

Date of Sale: January 30, 2015

Total Purchase Price: \$116,000.00

or

Actual Value

or

Assessor's Market Value

☐ Front of Foreclosure Deed
☐ Appraisal
☐ Other _____



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